

## FOR SALE - CHARMING HOUSE

Jacobsmarkt 26, 2300 Turnhout

On request

Ref. 2073 AK



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Number of bedrooms: 4  
Number of bathrooms: 2  
Garages: 1  
Availability: at the contract

Surf. Living: 190m<sup>2</sup>  
Surf. Plot: 201m<sup>2</sup>  
Surf. terrace: 52m<sup>2</sup>  
Neighbourhood: central

PEB/EPB: 130kwh/m<sup>2</sup>/j

## DESCRIPTION

Welcome to this Luxury Linked City Villa in Turnhout only 30 minutes from both Antwerp and Eindhoven (NL)

We warmly welcome you to this unique and luxurious city villa, located in the heart of Turnhout. This hidden gem offers you the perfect combination of urban vibrancy and serene privacy, only 50 metres away from the bustling "Grote Markt".

### Location

The location of this property is truly unrivalled. Located near the extensive shopping street, the modern shopping centre "Turnova" and numerous catering establishments and supermarkets, you have everything you need at your fingertips.

### Access and layout

This city villa can be entered either through the front door or through the underground parking garage (mandatory with purchase vrpr. €35,000). From the garage, you enter your home directly by stairs, ensuring maximum convenience and privacy.

Upon entering, you are welcomed by an attractive and playful layout. High ceilings and an abundance of natural light create a spacious and inviting feeling.

### Outdoor space

The property features a large sun terrace with beautiful awning where you can enjoy sunny days and warm evenings. The beautifully mature and enclosed garden offers complete privacy, making it the perfect place to relax or entertain.

### Interior

Inside, you will find four spacious bedrooms and two bathrooms, perfect for both families and guests. The beautifully fitted kitchen is equipped with modern appliances and is ideal for the cooking enthusiast.

### Authentic and Modern Elements

The property's location is a big plus; this gem is located on the beautiful Jacob's Market, which is known for its authenticity. This unique combination creates a living experience that is both stylish and functional.

### Conclusion

This luxury linked city villa in Turnhout is a rare find. With its central location, high-quality finishes and unique features, this property offers everything you could wish for. We would like to invite you to come and experience this beautiful property for yourself.

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## FINANCIAL

Price: Info at the office

VAT applied: No

Available: At the contract

## LOCATION

Environment: Central, city Center

School nearby: Yes

Shops nearby: 50m

Land registry income: € 1.243,00

## BUILDING

Habitable surface: 190,00 m²

Fronts: 2

Construction year: 2016

Number of floors: 2

Orientation rear: South

## COMFORT

Furnished: No

Handicap friendly: No

Videophone: Yes

Elevator: No

## ENERGY

EPC score: 130

EPC code: 0002849469-RES-1

EPC class: B

Double glazing: Yes

Electricity certificate: Yes, conform

Heating type: Gas (centr. heat.)

Heating: Individual

Public transport nearby: 50m

Highway nearby: Yes

Sport center nearby: 100m

## TERRAIN

Ground area: 201,00 m²

Garden: Yes

Orientation terrace 1: South

## LAYOUT

Kitchen: Yes, US hyper equipped

Bathroom type: Shower and bath tub

Toilets: 3

Terrace: 52,00 m²

Cellar: Yes

## TECHNICS

Electricity: Yes

Phone cables: Yes

Cable TV: Yes

Sewage: Yes

Gas: Yes

Water: Yes

## PLANNING

Destination: Living zone

Building permission: Yes

Parcelling permission: No

Right of pre-emption: No

Intimation: No - no legal correction or administrative measure imposed

Flooding area: Not located in flood area

G-score: A

P-score: A

Summons: No

Servitude: No

## PARKING

Garage: 1

Parkings outside: No

Parkings inside: 1